

SITE PLAN
1" = 20'-0"
PLAN NORTH

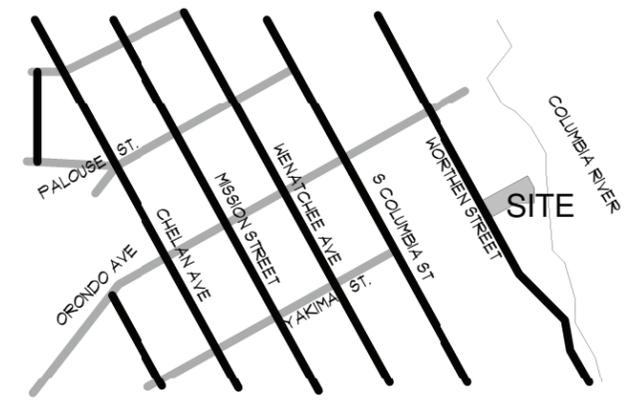
- ARCHITECTURAL SITE NOTES:**
- 1 BUILDING, T.I. LOCATION
 - 2 PROPERTY LINE
 - 3 NEW PLAY AREA, EXISTING LANDSCAPING TO REMAIN
 - 4 SECURITY CAMERA SURVEILLANCE AREA

GENERAL SITE NOTES:

1.) ALL PARKING AND SITE AMENITIES UNDER SEPARATE CONTRACT

SITE DESIGN CRITERIA:

JURISDICTION: CITY OF WENATCHEE
ZONING: WMU - WATERFRONT MIXED USE



VICINITY MAP

PROJECT DATA

PROJECT LOCATION: 145 S. WORTHEN STREET
WENATCHEE, WASHINGTON 98801

SITE AREA: 27,007 S.F. (0.62 AC)

IMPERVIOUS SURFACE AREA: 18,327 S.F.

PARKING AREA: 12,470 S.F.

FLOOR AREA:
GROUND FLOOR 4666 SF GROSS
MAIN FLOOR 4666 SF GROSS
UPPER FLOOR 4666 SF GROSS
TOTAL: 13,998 SF GROSS

OCCUPANCY GROUP: BUSINESS

CONSTRUCTION TYPE: VB, FULLY SPRINKLED BUILDING

APPLICABLE CODE: 2012 IBC & STATE-WIDE AMMENDMENTS TO THE 2012 IBC

OWNER: TT5 LAND COMPANY LLC
3334 NE HARRISON ST.
ISSAQUAH, WA 98029

SITE SYMBOLS LEGEND:

- DUMPSTER SCREENING TYPE 1 (6' SIGHT OBSCURING ENCLOSURE)
- EXISTING UTILITY LINE (AS NOTED)
- WATER METER
- FIRE HYDRANT
- FIRE DEPARTMENT CONNECTION
- PROPERTY CORNER
- SLOPE INDICATOR
- FREE STANDING SIGN
- EXISTING POWER VAULT
- NEW CONTOUR LINE
- EXISTING CONTOUR LINE
- KEYED NOTE (SEE ARCHITECTURAL SITE NOTES)
- SINGLE LIGHT POLE 20' POLE ON CONC. BASE (320' (PMH) (SPAULDING) CRI-A-F32-H4-F-Q-DB-L-200V
- DOUBLE LIGHT POLE
- TO BE REMOVED

LEGAL DESCRIPTION:

RIVERFRONT LOT 8, LOT A BLA 3130, LOT A BLA 2549, BLA 2401, BLA2327, ACRES 0.620

UTILITY PROVIDERS:

ELEC. POWER
CHELAN COUNTY PUD
327N. WENATCHEE AVE
WENATCHEE, WA 98801
(509) 663-8121

GARBAGE
WASTE MANAGEMENT INC.
(877) 466-4668

SEWER/WATER
CITY OF WENATCHEE
PUBLIC WORKS DEPARTMENT
(509) 888-3200

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TENANT IMPROVEMENT
145 S WORTHEN ST. - INTERIOR
WENATCHEE, WA 98801

Date:	2015-11-24
Scale Factor:	1
Drawn:	lrod
File:	14473

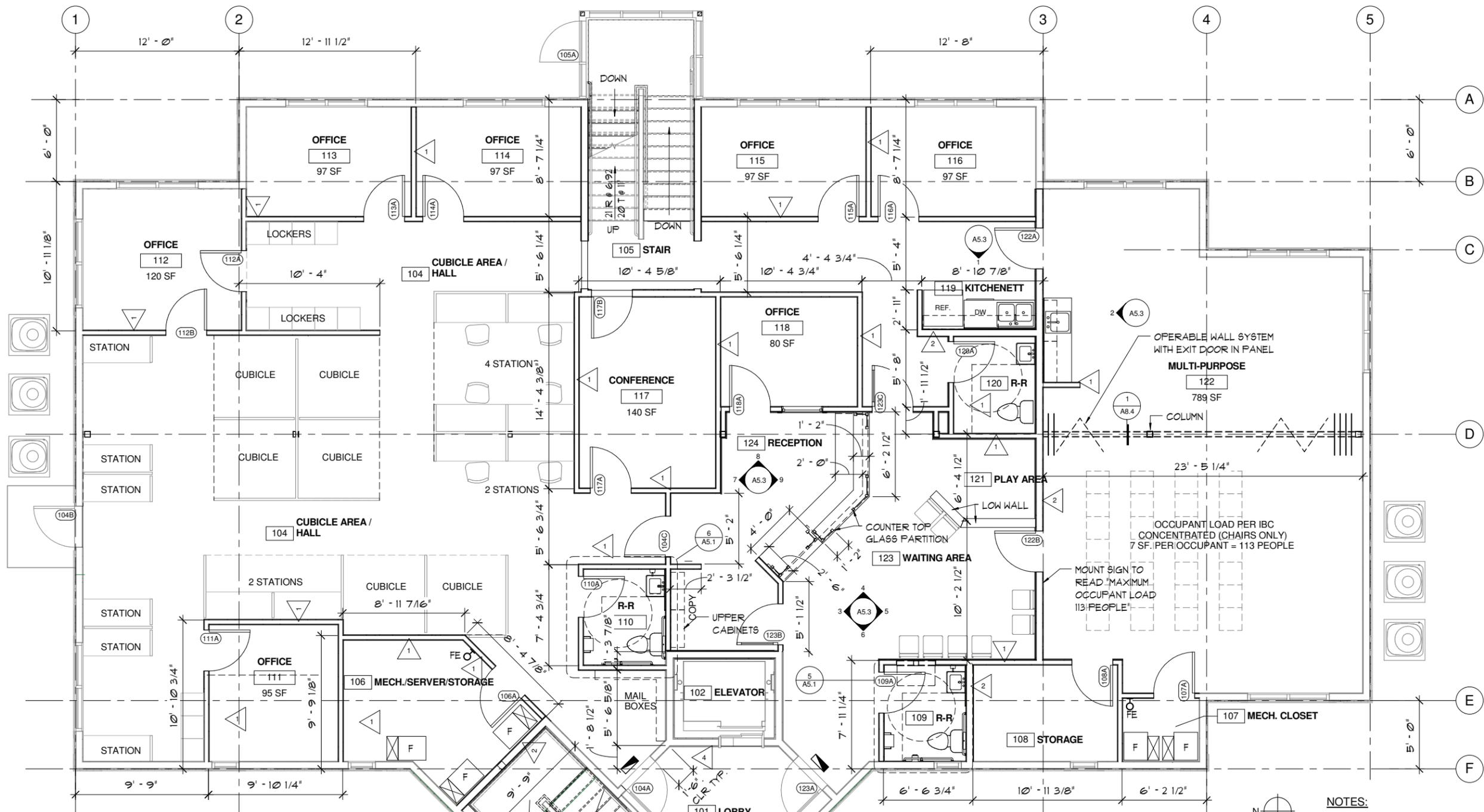
Sheet **A1.1**

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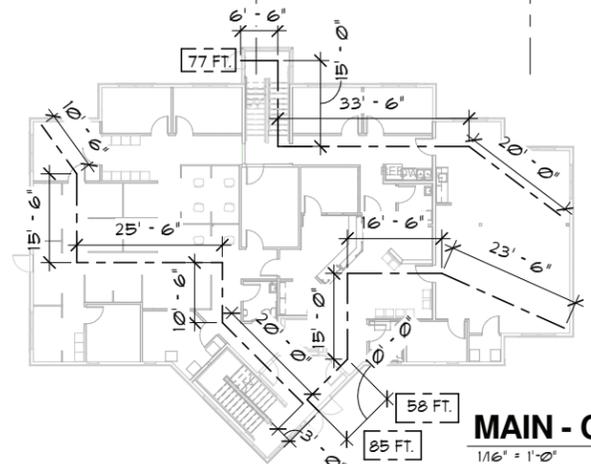
MAIN FLOOR PLAN
 1/4" = 1'-0"

- NOTES:**
- ALL EQUIPMENT, COUNTERS AND AREAS SHALL COMPLY WITH ICC A117.1
 - FURNITURE, CUBICLES, STATIONS AND OTHER LIGHTLY DRAWN OBJECTS ARE UNDER SEPARATE CONTRACT

FIRE EXTINGUISHER
 FE

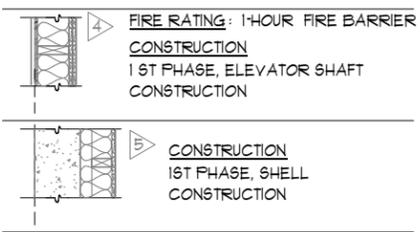
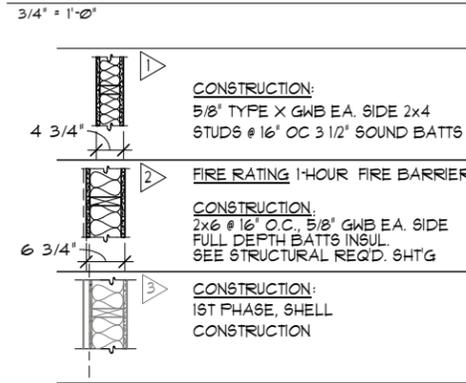
CODE NOTES:
 MAXIMUM COMMON PATH OF EGRESS TRAVEL PER SECTION 1014 = 100'

EXIT ACCESS TRAVEL DISTANCE PER 1016 = 300'. DISTANCE INCLUDES STAIRS AS MEASURED ALONG THE SLOPE OF THE STAIRS.



MAIN - CODE DIAGRAM
 1/16" = 1'-0" EXIT TRAVEL DISTANCES

WALL TYPES



TENANT IMPROVEMENT
145 S. WORTHEN ST. - INTERIOR
 WENATCHEE, WA

Date: 2015-11-23
 Scale Factor: 1
 Drawn: lrod
 File: 15442

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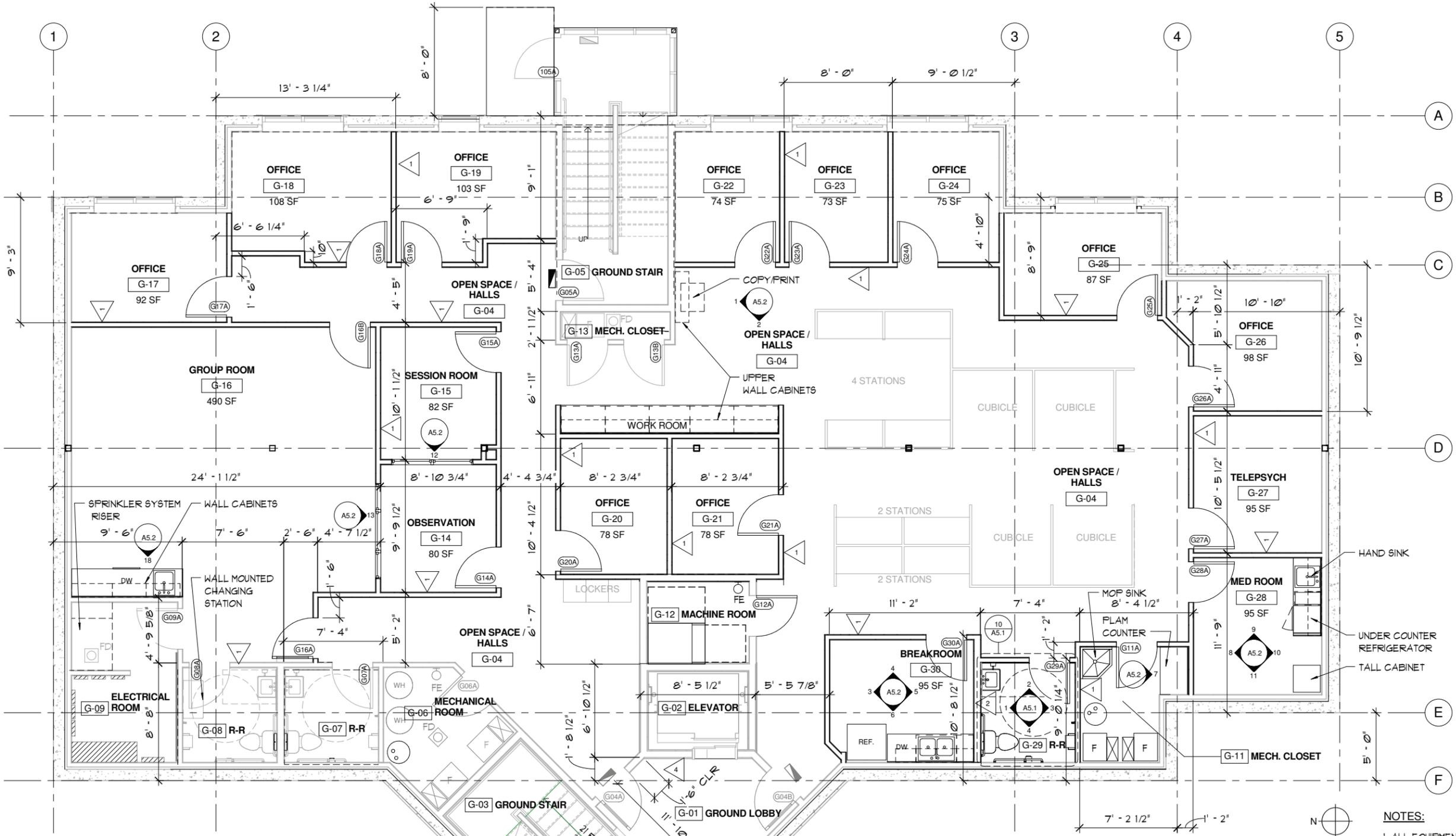
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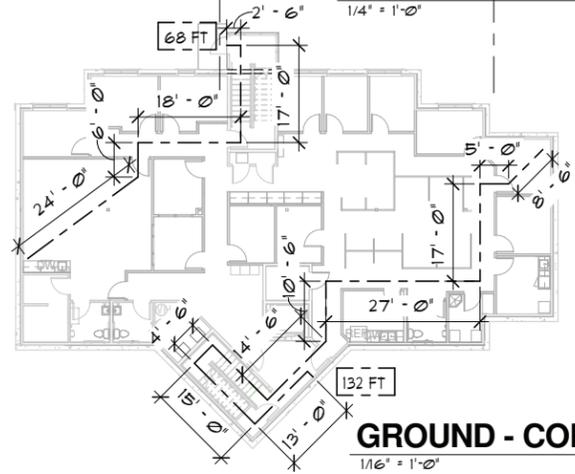
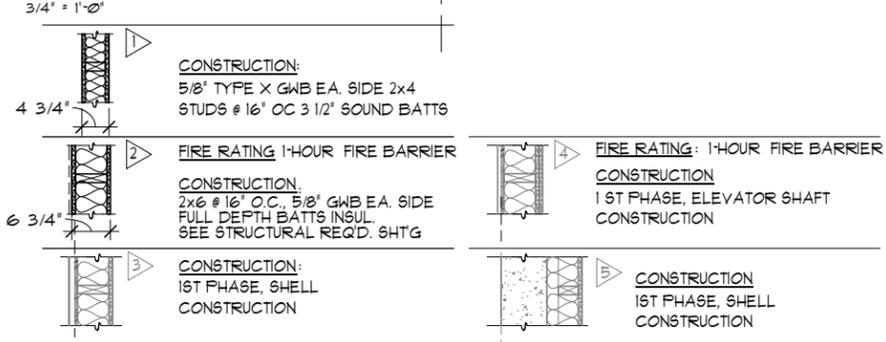
GROUND FLOOR/ INTERIOR

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FE FIRE EXTINGUISHER

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WALL-TYPES



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**TENANT IMPROVEMENT
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 WENATCHEE, WA**

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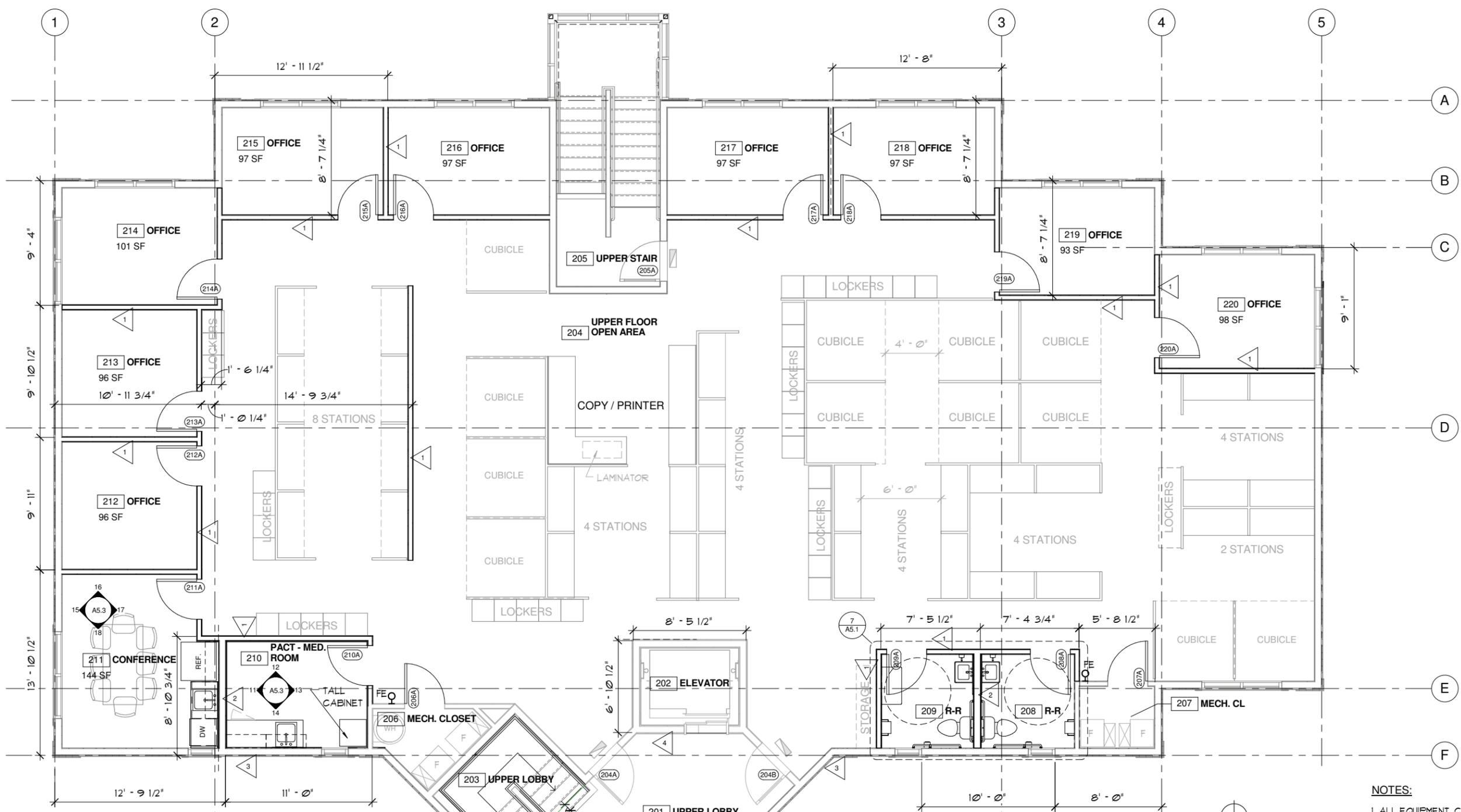
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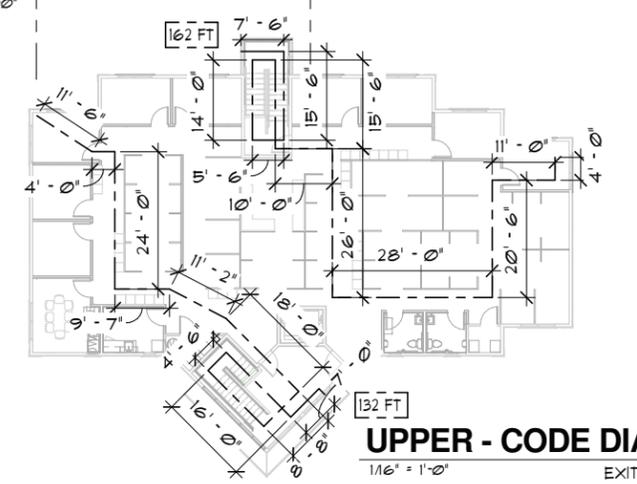


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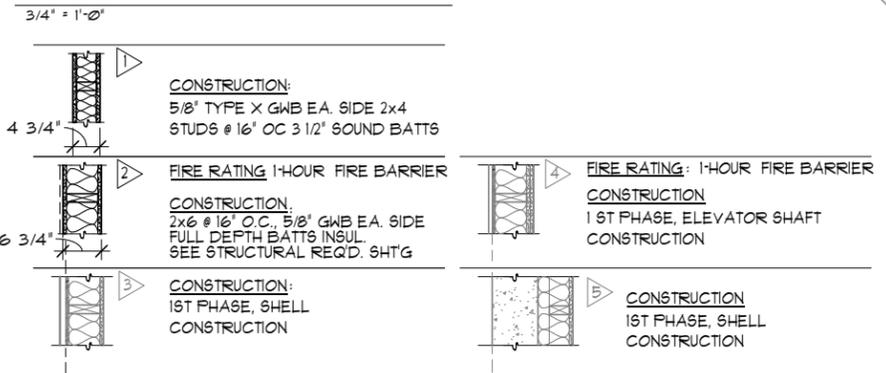
UPPER FLOOR PLAN
 1/4" = 1'-0"



UPPER - CODE DIAGRAM
 1/16" = 1'-0" EXIT TRAVEL DISTANCES

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WALL TYPE



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